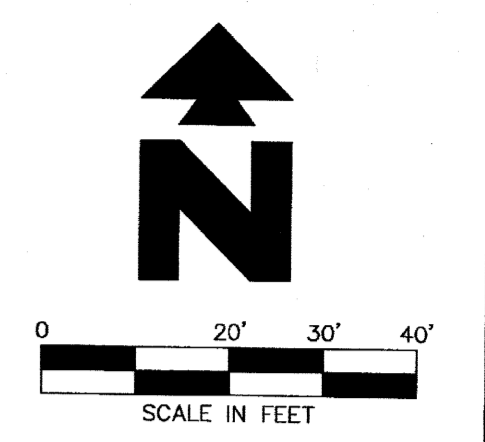
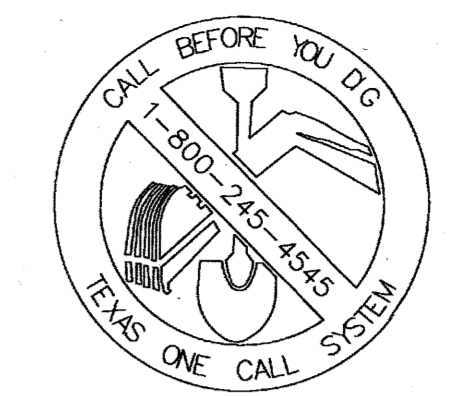


BENCHMARK
 CITY OF DALLAS WATER DEPARTMENT BENCHMARK ON STORM SEWER INLET
 ON THE NORTHEAST CORNER OF GREENVILLE AVE. AND RICHMOND AVE.
 ELEVATION: 559.25



Site Data Table
 Zoning: PD 842 with MD-1 Modified Delta Overlay
 Use: Late hours establishment limited to a general merchandise or food store 3,500 sf or less and a motor vehicle fueling station
 Lot Area: 16,649 sf (0.38 acres)
 Floor Area: 2,998 sf
 Parking Required: 17 spaces
 Parking Provided: 17 spaces

- SITE DETAILS**
- 2A PRECAST CONCRETE WHEEL STOP
 - 3K CONCRETE SIDEWALK
 - 3M WHEELCHAIR RAMP IN SIDEWALK
 - 5A GUARD POST (SINGLE)
 - 9U ACCESSIBLE PARKING SYMBOL (SEE PAINT COLOR INDICATED AT SYMBOL)
 - 13D TYPICAL 18 FOOT LIGHTING POLE BASE
 - 70A ACCESSIBLE PARKING SIGN MOUNTED TO BUILDING FACADE
- SITE NOTES**
- 2E TRASH DUMPSTER ENCLOSURE (PER ARCH. PLANS)
 - 8B OVERHEAD CANOPY - (TYP. PER ARCH. PLANS)
 - 12A 4 INCH TRAFFIC YELLOW LANE STRIPE (SEE LENGTH INDICATED AT SYMBOL)
 - 12D 4 INCH WIDE PAINTED YELLOW STRIPES, 2.0 FOOT O.C. @ 45 DEGREES (SEE SIZE INDICATED AT SYMBOL)
 - 70A AIR, WATER, TRASH CONTAINER & TELEPHONE UNIT (PER ARCH. PLANS)
 - 70B SITE LIGHTING (SEE PHOTOMETRIC PLAN)
 - 70C VENT STACK LOCATION (SEE ARCH. PLANS)
 - 70F REFER TO ARCH. PLANS FOR DISPENSER & CANOPY DIMENSIONS.
 - 70G UNDERGROUND STORAGE TANKS AND CONCRETE PAD (PER ARCH. PLANS)
 - 70H REMOVE EXISTING LIGHT FIXTURES & INSTALL NEW DOUBLE FIXTURE PER LSI SPECIFICATIONS.

LEGEND

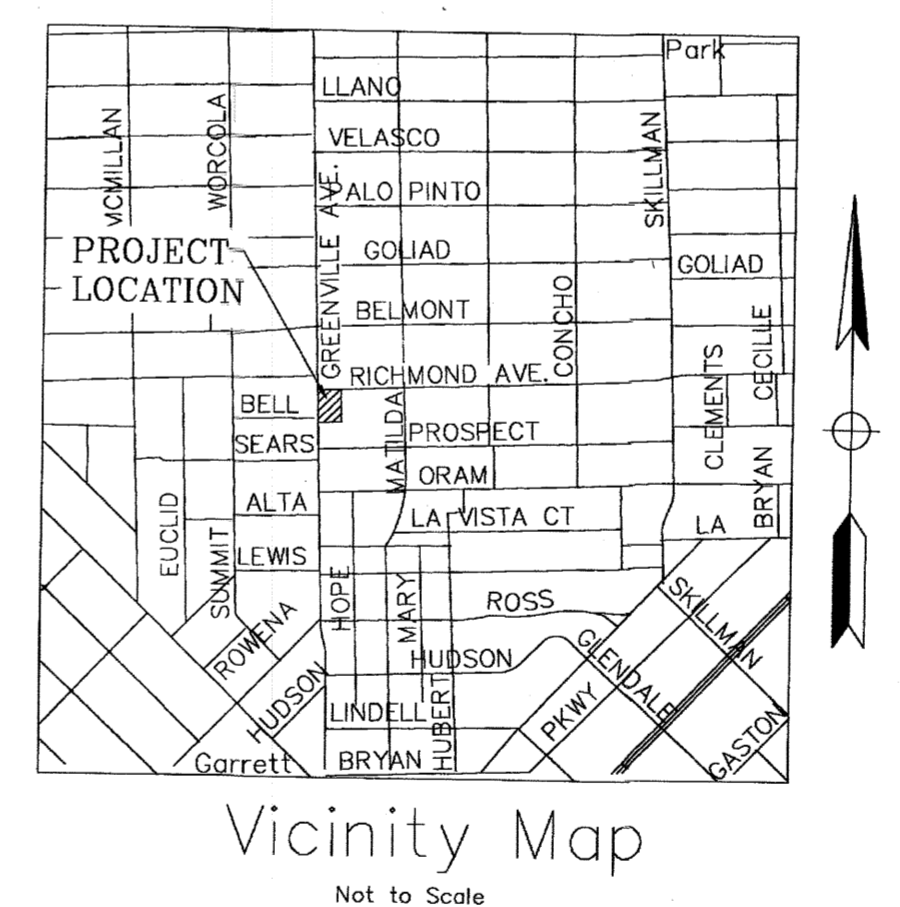
EXISTING		PROPOSED	
---	BOUNDARY LINE	---	BOUNDARY LINE
- - -	RIGHT-OF-WAY LINE	- - -	RIGHT OF WAY LINE
-X-S-	SANITARY SEWER LINES	(32)	PROPOSED PARKING SPACES
-X-W-	WATER LINES	[Pattern]	PROPOSED SIDEWALK
-OHE-	OVERHEAD POWER LINE		
⊕	GAS METER		
⊕	IRIG. CONTROL VALVE		
⊕	TELEPHONE PEDESTAL		
⊕	POWER POLE		
⊕	DOWN GUY		
⊕	S.S. MAN HOLE		
⊕	CLEAN OUT		
⊕	TYPICAL FENCE		
⊕	CONCRETE		
⊕	BOLLARD		
⊕	COVERED AREA		
⊕	PHONE		
⊕	FIRE HYDRANT		
⊕	WATER METER		
⊕	GAS PUMPS		
⊕	WATER VALVE		
⊕	TRANSFORMER PAD		
⊕	ELECTRIC METER		
⊕	STORM DRAIN MAN HOLE		
⊕	MONITORING WELL		
⊕	TRAFFIC SIGNAL POLE		
⊕	TRAFFIC SIGNAL BOX		
⊕	VALVE		
⊕	FILLER LIDS		
⊕	VAULT		
⊕	GRATE INLET		
⊕	SIGN		
⊕	LIGHT POLE		

GENERAL SITE NOTES

- A. ALL DIMENSIONS SHOWN ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
- B. ALL CURB RETURN RADII SHALL BE 2' OR 10', AS SHOWN TYPICAL ON THIS PLAN, UNLESS OTHERWISE NOTED.
- C. UNLESS OTHERWISE SHOWN, CALLED OUT OR SPECIFIED HEREON OR WITHIN THE SPECIFICATIONS:

PAVEMENT SHALL BE INSTALLED IN ACCORDANCE WITH DETAIL BC OVER THE ENTIRE PARKING LOT AREA. (REFER TO ARCH. PLANS FOR PAVEMENT UNDERNEATH THE CANOPY AND ABOVE THE USTS AREAS)

ALL PARKING LOT STRIPING INCLUDING ACCESSIBLE AND VAN ACCESSIBLE SPACES SHALL BE PAINTED PER DETAIL 9N.



Specific Use Permit
No. 1898

Z212-352

INITIAL DESIGN	10/31/11	LWY	LWY	PHY	PHY
	DATE	PRN	PM	DES	DRW
7-ELEVEN # 21368					
CEI Engineering Associates, Inc.					
ENGINEERS • PLANNERS • SURVEYORS LANDSCAPE ARCHITECTS • ENVIRONMENTAL SCIENTISTS					
3030 LBJ Freeway, Suite 100 Dallas, TX 75234			(972)488-3737 (972)488-6732		
SITE PLAN				DATE	SHEET NO.
2120 GREENVILLE AVE				10/31/11	C-2
DALLAS, TEXAS				10:05 AM	
REV-0					

JOB # 26375.0 DRAWING: 26375PROLDWG LAST SAVED BY: ANDREW SLYTER